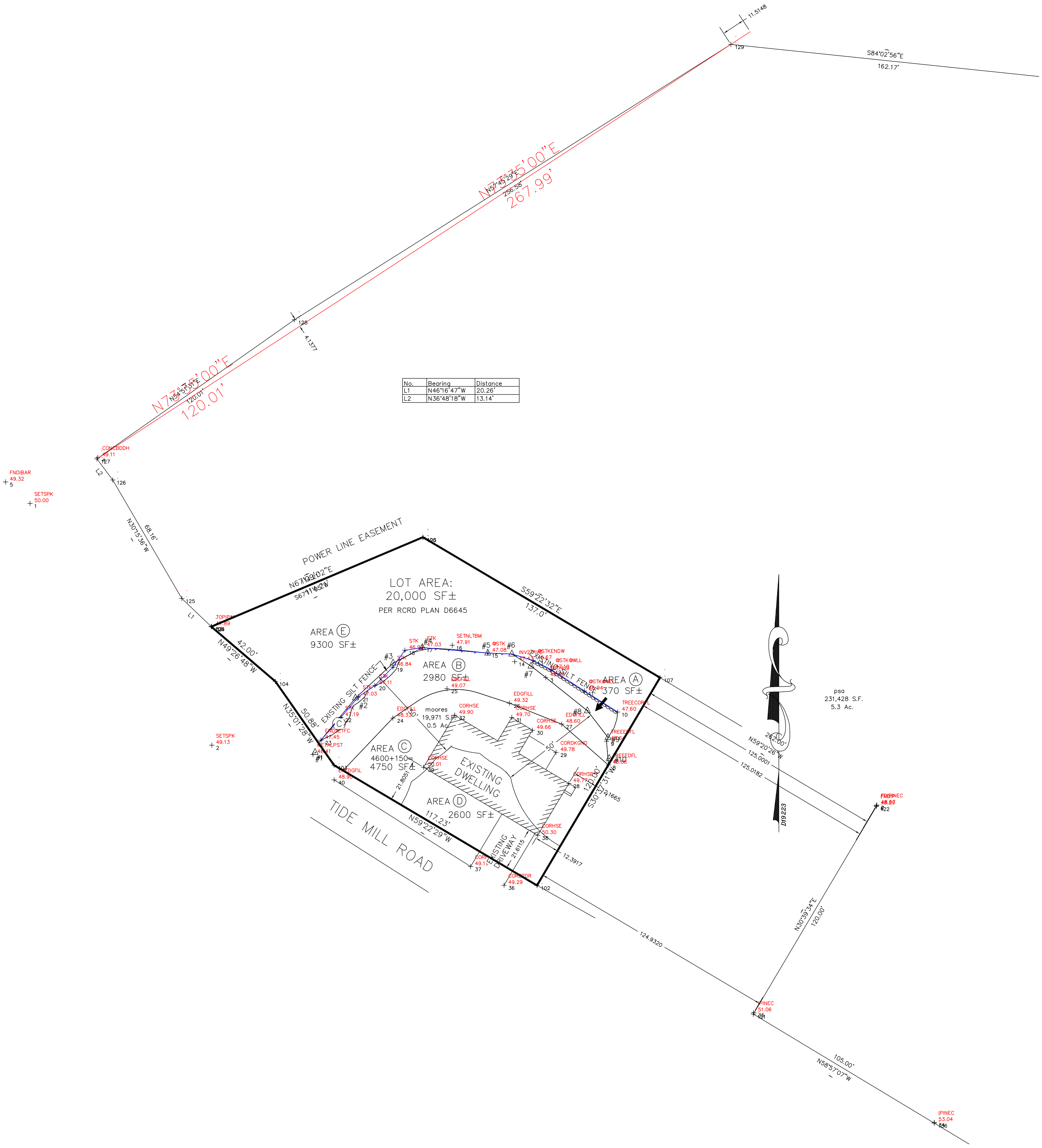

11.5148
129
S84°02'56"E
162.17'
N75°15'00"E
N57°45'29"E
256.58'
267.99'
128
4.1377
120.01'
120.01'
CONCBDDH
49.11
127
FNDIBAR
49.32
5
SETSPK
50.00
1
L2
126
N30°15'36"W
68.16'
125
L1
POWER LINE EASEMENT
N67°09'02"E
S67°11'52"W
LOT AREA:
20,000 SF±
PER RCRD PLAN D6645
S59°22'32"E
137.0'
TOPIP**
47.89
AREA Ⓔ
9300 SF±
N49°26'48"W
42.00'
104
N35°01'28"W
50.88'
EXISTING SILT FENCE
AREA Ⓑ
2980 SF±
AREA Ⓐ
370 SF±
EXISTING SILT FENCE
STK
46.94
STK
47.03
SETNLTBM
47.91
16
#5
@STK
47.08
15
#6
INV2"PVC
47.43
@STKENDW
46.67
@STK@WLL
47.10
SETHUB
48.58
@STK@WLL
46.94
TREECORFL
47.60
10
107
#1
#2
#3
#4
#7
#8
#9
#10
STK
46.84
19
STK
47.11
20
STK
47.03
21
STK
47.19
22
ENDSLTFC
47.45
23
METALPST
48.41
41
SETSPK
49.13
2
103
EREDGFIL
48.90
40
EDGFILL
49.07
25
EDGFILL
48.33
24
moores
19,971 S.F.
0.5 Ac.
CORHSE
49.90
32
EDGFILL
49.32
26
CORHSE
49.70
31
CORHSE
49.66
30
EDGFILL
48.60
27
CORDKGND
49.78
29
TREEEDFL
48.64
9
TREEEDFL
48.86
8
50'
50'
AREA Ⓒ
4600+150=
4750 SF±
CORHSE
50.01
39
EXISTING
DWELLING
CORHSE**
49.77
28
120.00'
S30°37'31"W
12.1665
21.8051
AREA Ⓓ
2600 SF±
N59°22'29"W
117.23'
TIDE MILL ROAD
EXISTING
DRIVEWAY
21.6115
CORHSE
50.30
38
12.3917
CORP
49.13
37
CORFPDR
49.29
36
102
124.9320
psa
231,428 S.F.
5.3 Ac.
252.00'
N59°20'26"W
125.0001
125.0182
D19223
FNDPINEC
48.57
622
N30°39'34"E
120.00'
IPINEC
51.06
105.00'
N58°57'07"W
IPINEC
53.04

No.	Bearing	Distance
L1	N46°16'47"W	20.26'
L2	N36°48'18"W	13.14'

```
Command= 210-
Point#, Start#-End# or G#= 1-166
Bearing      Distance  Elev    Descrip  Pnt.  Northing     Easting      Type
-------------------------01-01-2025-----14:47:43-------------------D:...\BMHOME5
                       50.00   SETSPK   1     5416.3085    4370.4382
                       49.13   SETSPK   2     5296.1583    4460.8044    TRA
                       48.08   SETHUB   3     5329.8024    4626.8502    SS
                       49.11   CONCBDDH 4     5439.1059    4404.1662    SS
                       49.32   FNDIBAR  5     5426.9820    4358.2382    SS
                       48.29   FNDIP    6     5266.0701    4791.1738    SS
                       48.67   FDIPINEC 7     5266.4362    4791.4118    SS
                       48.86   TREEEDFL 8     5286.2544    4658.0483    SS
                       48.64   TREEEDFL 9     5298.1440    4657.0464    SS
                       47.60   TREECORF 10    5312.6555    4662.5564    SS
                       46.94   @STK@WLL 11    5323.1343    4646.0450    SS
                       47.10   @STK@WLL 12    5333.6782    4629.5615    SS
                       46.67   @STKENDW 13    5338.2656    4620.6017    SS
                       47.43   INV2"PVC 14    5337.6896    4611.3966    SS
                       47.08   @STK     15    5341.9511    4598.0475    SS
                       47.91   SETNLTBM 16    5345.8093    4580.3481    SS
                       47.03   STK      17    5344.6676    4565.5673    SS
                       46.92   STK      18    5343.3404    4556.7862    SS
                       46.84   STK      19    5334.9803    4550.8163    SS
                       47.11   STK      20    5325.8113    4541.8238    SS
                       47.03   STK      21    5320.2110    4533.6826    SS
                       47.19   STK      22    5309.9854    4524.9798    SS
                       47.45   ENDSLTFC 23    5298.6864    4515.0391    SS
                       48.33   EDGFILL  24    5309.6530    4550.8044    SS
                       49.07   EDGFILL  25    5324.2950    4577.7179    SS
                       49.32   EDGFILL  26    5317.0511    4608.8121    SS
                       48.60   EDGFILL  27    5306.6228    4634.7537    SS
                       49.77   CORHSE** 28    5277.1500    4638.3330    SS
                       49.78   CORDKGND 29    5292.6022    4631.9635    SS
                       49.66   CORHSE   30    5303.6209    4620.2118    SS
                       49.70   CORHSE   31    5309.9585    4609.9119    SS
                       49.90   CORHSE   32    5311.1063    4581.5680    SS
                       47.89   TOPIP**  33    5355.1381    4460.6357    SS
                       53.04   IPINEC   34    5108.7597    4819.9644    SS
                       51.06   IPINEC   35    5163.2467    4730.2236    SS
                       49.29   COREPDR  36    5226.5591    4606.1054    SS
                       49.19   COREPDR  37    5235.8410    4589.4787    SS
                       50.30   CORHSE   38    5251.3953    4622.8245    SS
                       50.01   CORHSE   39    5285.2088    4566.0865    SS
                       48.90   EPEDGFIL 40    5278.9344    4521.6329    SS
                       48.41   METALPST 41    5291.5841    4511.1069    SS
                                        100   5266.0701    4791.1738
                                        101   5162.8080    4730.0433    TRA
                                        102   5226.4856    4622.4786    TRA
                                        103   5286.2050    4521.6002    TRA
                                        104   5327.8710    4492.3988    TRA
```

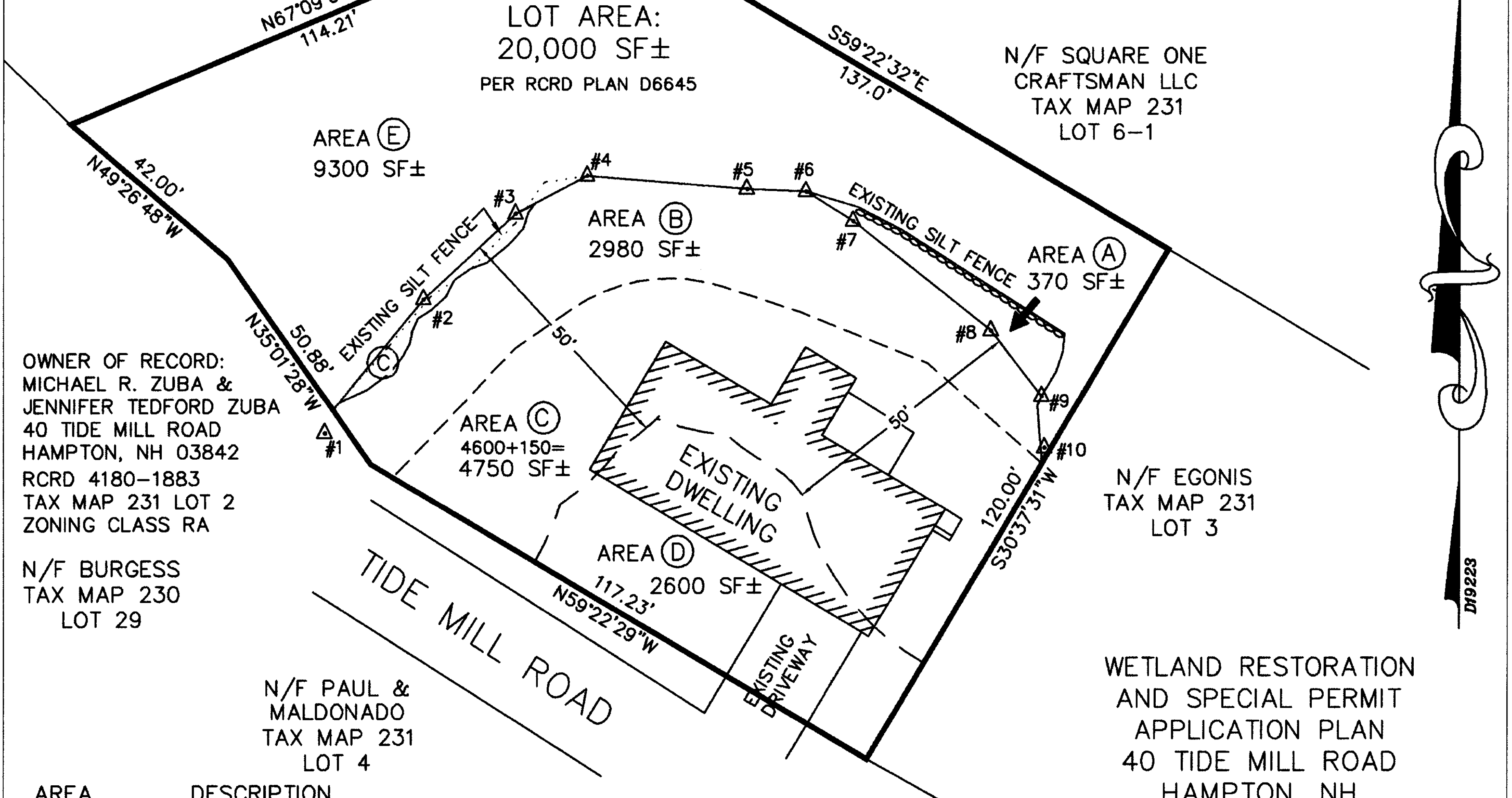
```
JOB #4 509ZUBA  [166]
Bearing      Distance  Elev    Descrip  Pnt.  Northing     Easting      Type
-------------------------01-01-2025-----14:47:43------------------D:...\BMHOME5
                                        105   5355.1776    4460.4872    TRA
                                        106   5399.5266    4565.7349    TRA
                                        107   5329.7477    4683.6092    TRA
                                        120   5000.0000    5000.0000
                                        121   5162.5356    4730.0085    TRA
                                        122   5265.7612    4791.2006    TRA
                                        123   5399.3640    4565.8247    TRA
                                        124   5355.0777    4460.5505    TRA
                                        125   5369.0802    4445.9082    TRA
                                        126   5427.9532    4411.5606    TRA
                                        127   5438.4742    4403.6886    TRA
                                        128   5507.5514    4501.8248    TRA
                                        129   5644.4357    4718.8409    TRA
                                        130   5627.6220    4880.1369    TRA
                                        131   5409.3761    5133.7493    TRA
                                        132   5347.6960    5051.0099    TRA
                                        133   5301.5011    4983.9269    TRA
                                        134   5134.4858    5142.0449    TRA
                                        135   4999.9834    4999.9741    TRA
                                        136   5108.3811    4819.9657    TRA
                                        137   5266.0701    4791.1738    TRA
                                        138   5355.2113    4460.3633    TRA

Point#, Start#-End# or G#= 4-
```

FOR SITE WALK

PRELIMINARY

JURISDICTIONAL WETLAND RESTORATION DETAILS:
1. REMOVE AREA Ⓐ NEW FILL DOWN TO ORGANIC TOPSOIL.
2. MOVE STONES AND SILT FENCE TO FLAGGED BOUNDARY.
3. SEED WITH WETLAND SEED MIX AND MULCH WITH STRAW.
4. WATER IF NEEDED UNTIL AREA IS STABILIZED WITH WETLAND VEGETATION.


N/F SQUARE ONE CRAFTSMAN LLC TAX MAP 231 LOT 6–1
POWER LINE EASEMENT
N67°09'02"E
114.21'
LOT AREA:
20,000 SF±
PER RCRD PLAN D6645
S59°22'32"E
137.0'
N/F SQUARE ONE CRAFTSMAN LLC TAX MAP 231 LOT 6–1
AREA Ⓔ
9300 SF±
42.00'
N49°26'48"W
#1
#2
#3
#4
#5
#6
#7
#8
#9
#10
EXISTING SILT FENCE
AREA Ⓑ
2980 SF±
EXISTING SILT FENCE
AREA Ⓐ
370 SF±
Ⓒ
50.88'
N35°01'28"W
50'
50'
AREA Ⓒ
4600+150=
4750 SF±
EXISTING DWELLING
AREA Ⓓ
2600 SF±
117.23'
N59°22'29"W
EXISTING DRIVEWAY
120.00'
S30°37'31"W
N/F EGONIS TAX MAP 231 LOT 3
TIDE MILL ROAD
N/F BURGESS TAX MAP 230 LOT 29
N/F PAUL & MALDONADO TAX MAP 231 LOT 4
D19223

OWNER OF RECORD:
MICHAEL R. ZUBA &
JENNIFER TEDFORD ZUBA
40 TIDE MILL ROAD
HAMPTON, NH 03842
RCRD 4180–1883
TAX MAP 231 LOT 2
ZONING CLASS RA

WETLAND RESTORATION
AND SPECIAL PERMIT
APPLICATION PLAN
40 TIDE MILL ROAD
HAMPTON, NH
SCALE: 1"=30' MAY 15, 2007
PREPARED BY
STOCKTON SERVICES
PO BOX 1306, HAMPTON, NH 03843
603 929–7404

AREA		DESCRIPTION
Ⓐ	370 SF±	JURISDICTIONAL WETLAND VIOLATION – TO BE RESTORED
Ⓑ	2980 SF±	TOWN WETLAND BUFFER VIOLATION – AREA OF DISTURBANCE
Ⓒ	4750 SF±	REMAINING LAND WITHIN 50' BUFFER – NO VIOLATION
Ⓓ	2600 SF±	LOT AREA OUTSIDE WETLAND CONSERVATION DISTRICT
Ⓔ	9300 SF±	LOT AREA THAT IS JURISDICTIONAL WETLAND (EXCLUDING VIOLATION)

WETLAND DELINEATION BY JAMES GOVE, GOVE ENVIRONMENTAL SERVICES, 05/15/07

LIST

From: "Tocky Bialobrzeski" <stockton@ttlc.net>
To: "Nathan Page" <nathanpage1@verizon.net>
Sent: Saturday, May 12, 2007 5:35 PM
Subject: Re: 40 tide mill

Nathan,
Are you available Monday or Tuesday morning? I could meet you there either day and will let the owner know.
You pick a time......
Thanks for contacting me.
Tocky
My cell 765-8918

----- Original Message -----
From: "Nathan Page" <nathanpage1@verizon.net>
To: <stockton@ttlc.net>
Cc: <egoethel@comcast.net>
Sent: Saturday, May 12, 2007 3:56 PM
Subject: 40 tide mill

> Hi Tocky,
> I initiated the complaint at 40 tide Mill and would like to have a site
> walk
> but can not go on Saturday is there a time I can meet you there or can I
> have
> permission to go on the lot.
> Thank you
> Nathan Page
> cell 770-5879
>
>
>

GOVE ENVIRONMENTAL SERVICES, INC.
8 CONTINENTAL DR UNIT H
EXETER NH 03833-7507
Ph: (603) 778-0644; Fax: (603) 778-0654

DATE	INVOICE #
5/15/2007	17746

INVOICE

PROJECT NAME:
2007085 TIDE MILL RD (40), HAMPTON

BILL TO

MIKE ZUBA
40 TIDE MILL RD
HAMPTON NH 03842-2705

CC:

TOCKY BIALOBREZESKI
STOCKTON SERVICES
PO BOX 1306
HAMPTON NH 03843-1306

CLIENT'S NUMBER	P.O. NO.	TERMS
		Net 30

ITEM	DESCRIPTION	DATE*	AMOUNT
Gove	Wetland Delineation of Disturbed Area	5/15/2007	150.00
Mileage	Mileage Costs	5/15/2007	10.50

DUE	6/14/2007

Current Total	$160.50
Previous Balance	$0.00
Project Balance Due	$160.50

THANK YOU FOR YOUR PAYMENT.

Any reimbursable costs are not date-specific in this particular billing program.

STATE OF NEW HAMPSHIRE

DEPARTMENT OF REVENUE ADMINISTRATION

REAL ESTATE TRANSFER TAX

3 THOUSAND 9 HUNDRED AND 38 DOLLARS

102703 593764 $3938.00

VOID IF ALTERED

2003 OCT 27 PM 12: 17

131211

ROCKINGHAM COUNTY
REGISTRY OF DEEDS

WARRANTY DEED

KNOW EVERYONE BY THESE PRESENTS, That

Evelyn A. Bourassa and Donald L. Bourassa, wife and husband, of 40 Tide Mill Road, Hampton, NH 03842

for consideration paid, grant to

Michael R. Zuba and Jennifer Tedford Zuba, husband and wife, of 777 Middle Road #46, Portsmouth, New Hampshire 03801

with **warranty covenants,**

As Joint Tenants with Rights of Survivorship,

the following described property:

A certain lot or parcel of land with the buildings thereon situate on the northeasterly side of Tide Mill Road in Hampton, Rockingham County, State of New Hampshire and being shown as Lot No. 1 on plan entitled "Subdivision of the Estate of Mary R. Perkins", by Ronald B. Moores, Surveyor, recorded in Rockingham Records as Plan No. D-6645, said premises being further bounded and described as follows:

Beginning at the southerly corner of the within premises, thence N 43° 05' 29" W along said Tide Mill Road 117.23 feet; thence N 18° 44' 28" W still along said Tide Mill Road 50.88 feet; thence N 33° 09' 48" W still along said Tide Mill Road 42 feet; thence N 83° 26' 02" E along land now or formerly of Carnaby 114.21 feet; thence S 43° 05' 29" E still along land of said Carnaby 137.00 feet; thence S 26° 54' 31" W along Lot No. 2 on said plan 120.00 feet to the point of beginning.

Being the same premises conveyed to the grantors herein by Warranty Deed of Robert R. and Janis M. Sambataro dated February 26, 1993 and recorded in the Rockingham County Registry of Deeds at book 2969, Page 2880.

DD 10/24/03

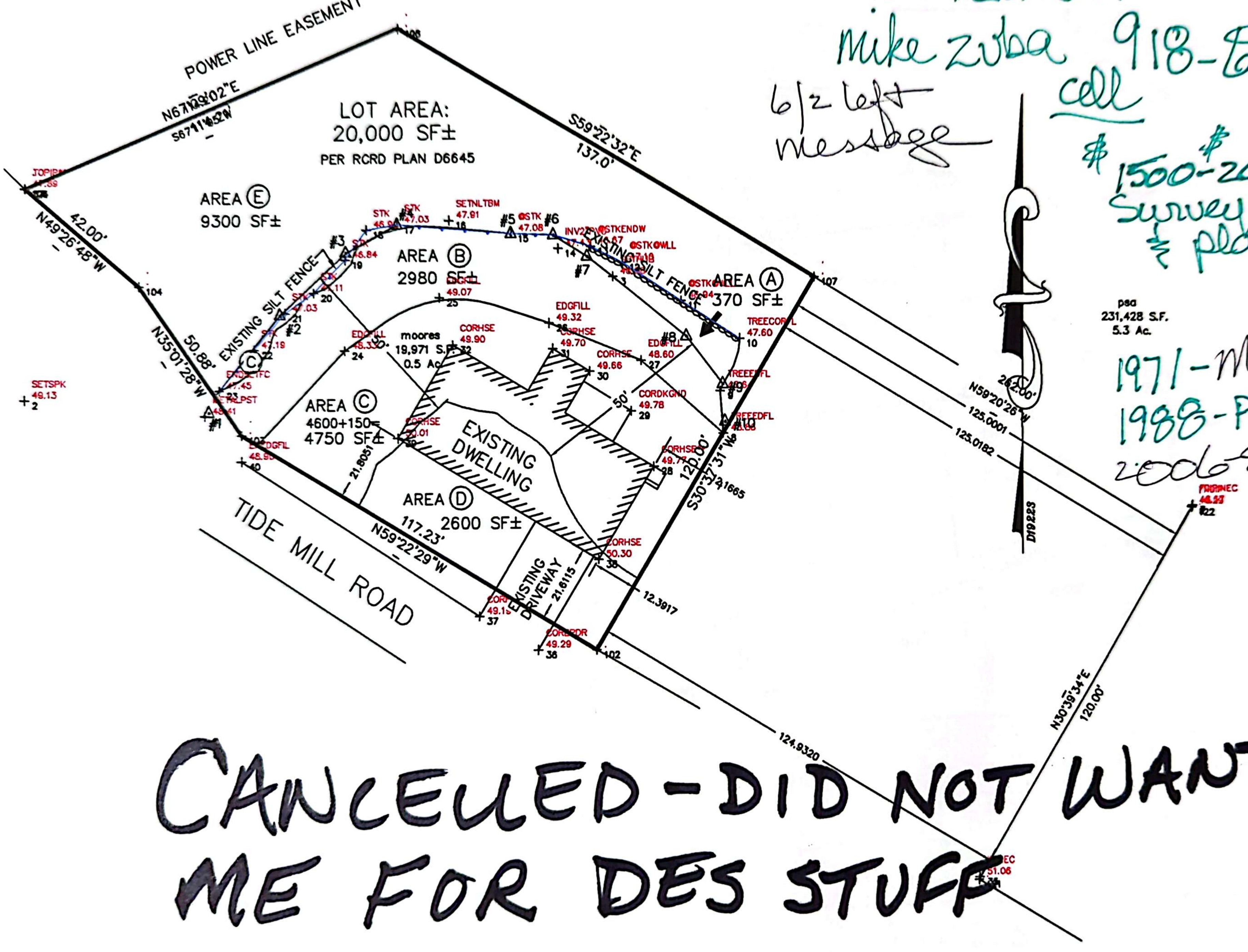
6/1/10 - Mike called wants line marked for fence,

509zuba2010.dwg

mike zuba 918-6896
cell

6/2 left message

$1500-$2000
Survey stake & plan


POWER LINE EASEMENT
N67°19'02"E
S67°11'52"W
LOT AREA:
20,000 SF±
PER RCRD PLAN D6645
S59°22'32"E
137.0'
AREA Ⓔ
9300 SF±
AREA Ⓑ
2980 SF±
AREA Ⓐ
370 SF±
AREA Ⓒ
4600+150=
4750 SF±
AREA Ⓓ
2600 SF±
EXISTING SILT FENCE
EXISTING SILT FENCE
EXISTING DWELLING
EXISTING DRIVEWAY
moores
19,971 S.F.
0.5 Ac.
N49°26'48"W
42.00'
N35°01'28"W
50.88'
N59°22'29"W
117.23'
S30°37'31"W
120.00'
TIDE MILL ROAD
N59°20'26"W
262.00'
125.0001
125.0182
124.9320
N30°39'34"E
120.00'
21.8051
21.6115
12.3917
2.1665
50'
D19223
psa
231,428 S.F.
5.3 Ac.
SETSPK 49.13
JOPIPE 47.89
SETNLTBM 47.91
STK 46.94
STK 47.03
STK 46.84
STK 47.11
STK 47.03
STK 47.19
@STK 47.08
INV27
@STKENDW
@STKOWLL
TREECORFL 47.60
TREEEDFL
TREEEDFL
EDGFILL 49.07
EDGFILL 49.32
EDGFILL 48.33
EDGFILL 48.60
EDGFIL 48.95
CORHSE 49.90
CORHSE 49.70
CORHSE 49.66
CORHSE 50.01
CORHSE 50.30
CORHSE 49.77
CORDKGND 49.78
CORDDR 49.29
METALPST 48.41
FNDNEC
FNDNEC 51.06
#1
#2
#3
#4
#5
#6
#7
#8
#9
#10

1971-MOORES
1988-PSA
2006-ERNE

CANCELLED - DID NOT WANT
ME FOR DES STUFF

MICHAEL J. & ANN J. CARNABY
IN
HAMPTON, N.H.

SCALE : 1" = 50'   JULY 1988   REVISED DEC. 1988   REVISED MAR. 1989 **
PARKER SURVEY ASSOC. INC.   REVISED FEB. 1989 *
EXETER & SEABROOK, N.H.

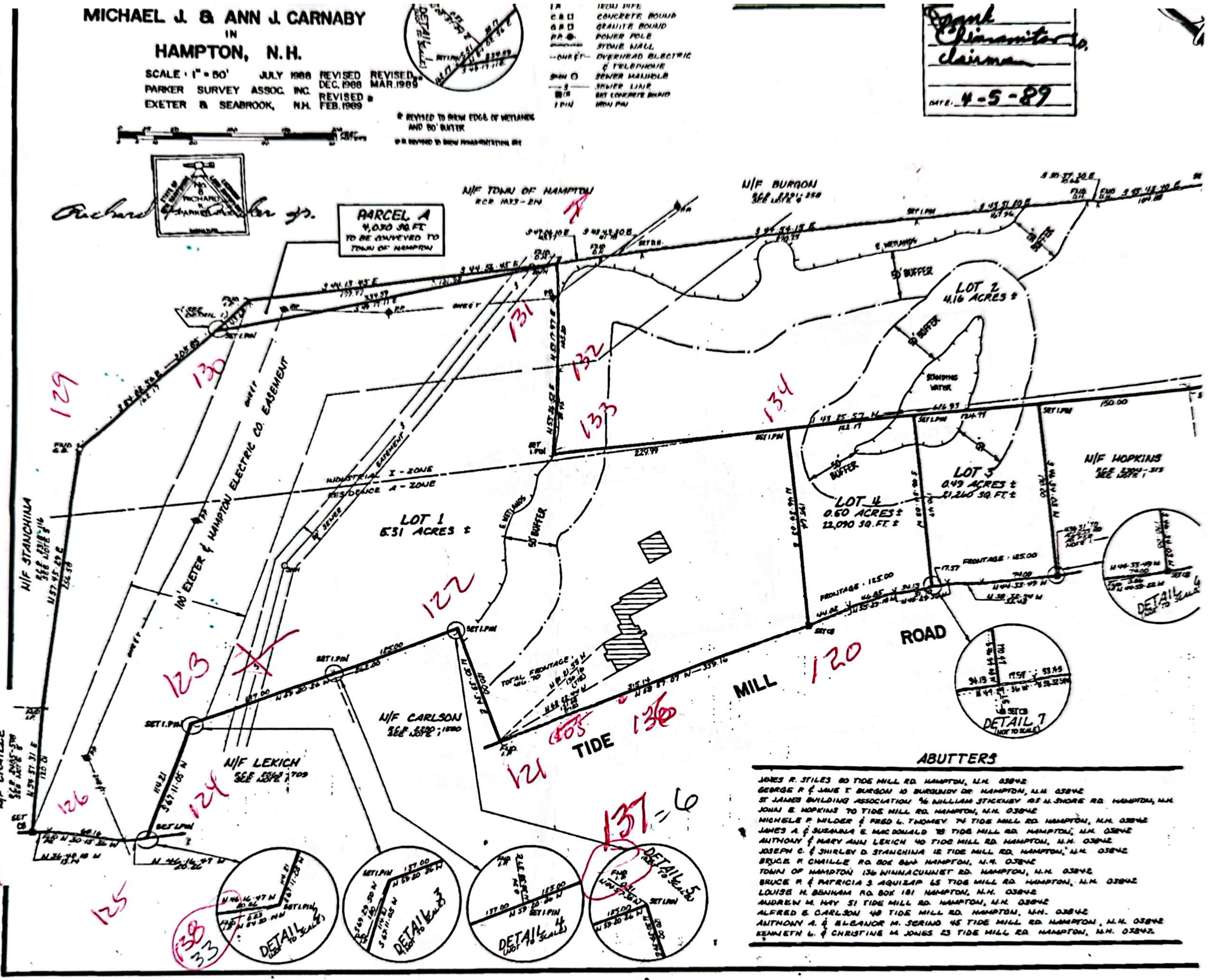
* REVISED TO SHOW EDGE OF WETLANDS AND 50' BUFFER

** REVISED TO SHOW [illegible]

I.P.	IRON PIPE
C.B.	CONCRETE BOUND
G.B.	GRANITE BOUND
P.P. ●	POWER POLE
	STONE WALL
--OHE&T--	OVERHEAD ELECTRIC & TELEPHONE
SMH ○	SEWER MANHOLE
--S--	SEWER LINE
	SET CONCRETE BOUND
I PIN	IRON PIN

Frank Chimenti Jr.
Chairman
DATE: 4-5-89

Richard Parker Jr.

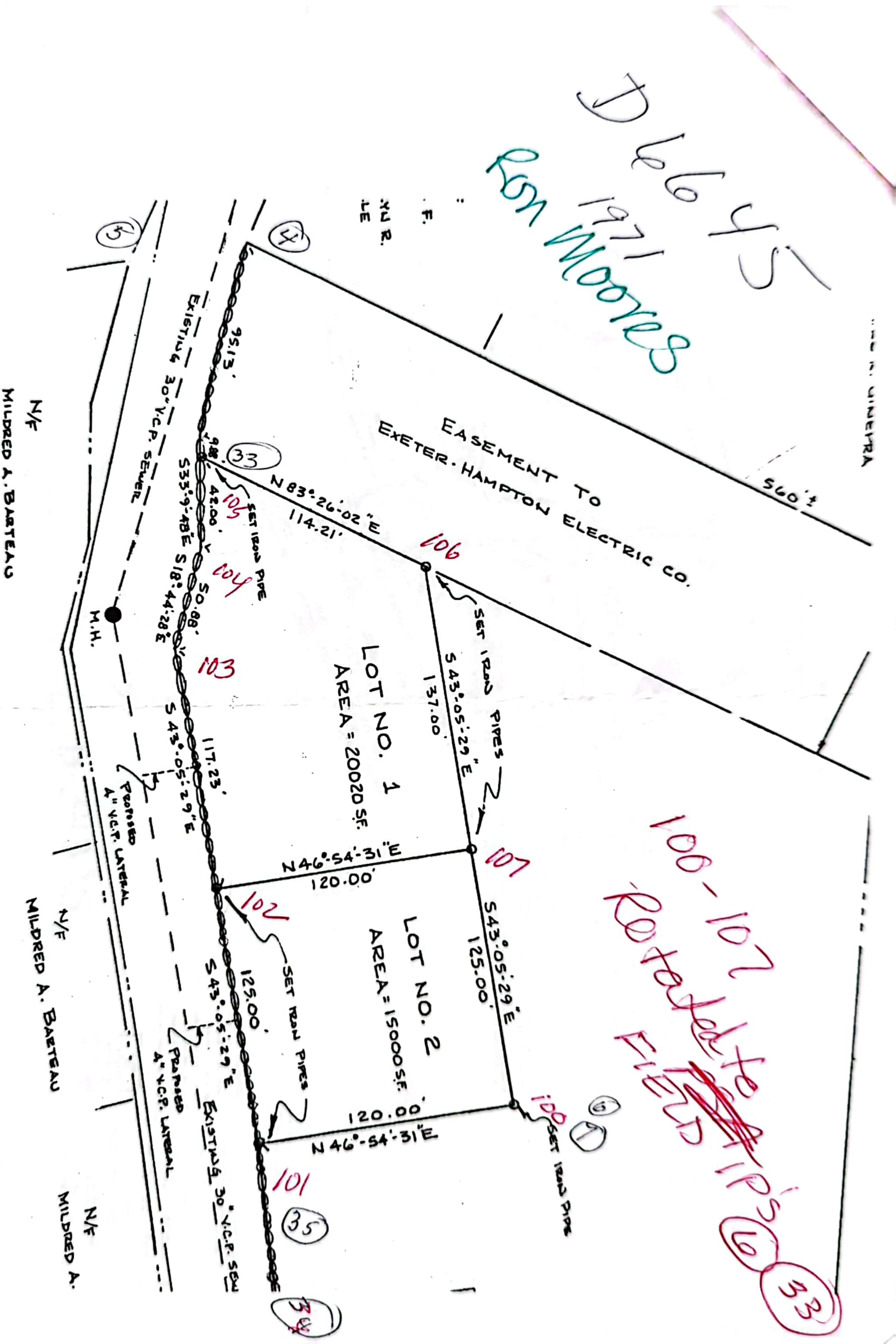

PARCEL A
4,030 SQ. FT.
TO BE CONVEYED TO TOWN OF HAMPTON
N/F TOWN OF HAMPTON
N/F BURGON
N/F STANCHINA
N/F CHAILLE
N/F LEKICH
N/F CARLSON
N/F HOPKINS
100' EXETER & HAMPTON ELECTRIC CO. EASEMENT
SEWER EASEMENT
INDUSTRIAL I - ZONE
RESIDENCE A - ZONE
LOT 1
5.31 ACRES ±
LOT 2
4.16 ACRES ±
LOT 3
0.49 ACRES ±
21,260 SQ. FT. ±
LOT 4
0.60 ACRES ±
22,090 SQ. FT. ±
E. WETLANDS
50' BUFFER
STANDING WATER
FRONTAGE : 125.00
TOTAL FRONTAGE
TIDE MILL ROAD
SET I. PIN
DETAIL 1
DETAIL 2 (NOT TO SCALE)
DETAIL 3 (NOT TO SCALE)
DETAIL 4 (NOT TO SCALE)
DETAIL 5 (NOT TO SCALE)
DETAIL 6 (NOT TO SCALE)
DETAIL 7 (NOT TO SCALE)
136
127
128
129
130
131
132
133
134
126
125
124
123
122
121
120
136
137 = 6
138
33

ABUTTERS

JAMES R. STILES 80 TIDE MILL RD. HAMPTON, N.H. 03842
GEORGE R. & JANE T. BURGON 10 BURGUNDY DR. HAMPTON, N.H. 03842
ST JAMES BUILDING ASSOCIATION % WILLIAM STICKNEY 105 N. SHORE RD. HAMPTON, N.H.
JOHN E. HOPKINS 70 TIDE MILL RD. HAMPTON, N.H. 03842
MICHELE P. WILDER & FRED L. THOMEY 74 TIDE MILL RD. HAMPTON, N.H. 03842
JAMES A. & SUSANNA E. MAC DONALD 78 TIDE MILL RD. HAMPTON, N.H. 03842
ANTHONY & MARY ANN LEKICH 40 TIDE MILL RD. HAMPTON, N.H. 03842
JOSEPH C. & SHIRLEY D. STANCHINA 12 TIDE MILL RD. HAMPTON, N.H. 03842
BRUCE F. CHAILLE P.O. BOX 864 HAMPTON, N.H. 03842
TOWN OF HAMPTON 136 WINNACUNNET RD. HAMPTON, N.H. 03842
BRUCE P. & PATRICIA S. AQUIZAP 65 TIDE MILL RD. HAMPTON, N.H. 03842
LOUISE H. BENHAM P.O. BOX 181 HAMPTON, N.H. 03842
ANDREW M. HAY 51 TIDE MILL RD. HAMPTON, N.H. 03842
ALFRED E. CARLSON 48 TIDE MILL RD. HAMPTON, N.H. 03842
ANTHONY A. & ELEANOR M. SERINO 45 TIDE MILL RD. HAMPTON, N.H. 03842
KENNETH L. & CHRISTINE M. JONES 23 TIDE MILL RD. HAMPTON, N.H. 03842.

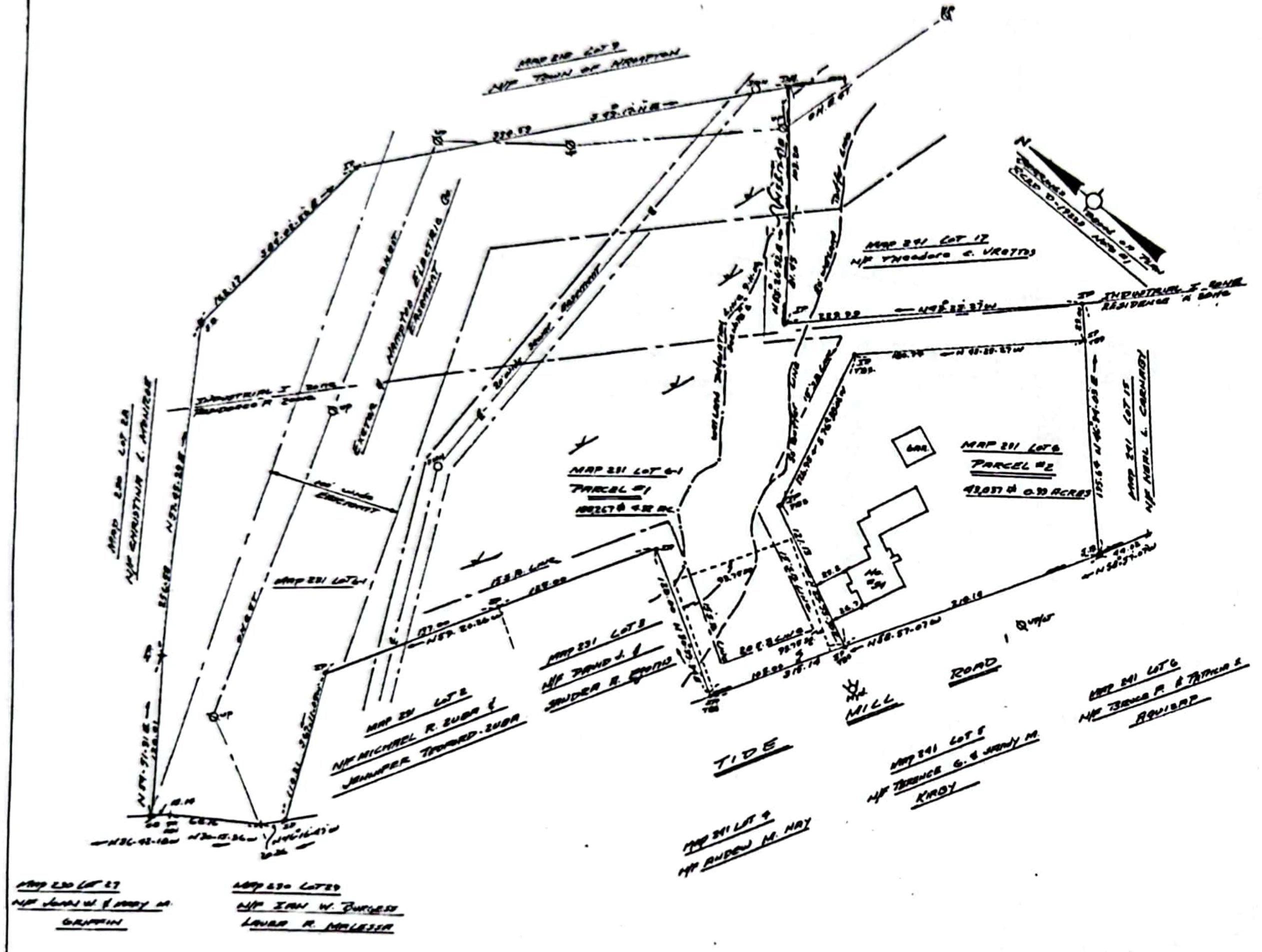
D-19223

D6645
1971
Ron Moores


EASEMENT TO
EXETER-HAMPTON ELECTRIC CO.
560'±
LOT NO. 1
AREA = 20020 S.F.
LOT NO. 2
AREA = 15000 S.F.
N 83°-26'-02" E
114.21'
S 43°-05'-29" E
137.00'
SET IRON PIPES
SET IRON PIPE
N 46°-54'-31" E
120.00'
S 43°-05'-29" E
125.00'
N 46°-54'-31" E
120.00'
SET IRON PIPE
S 43°-05'-29" E
117.23'
S 18°-44'-28" E
50.88'
S 33°-9'-48" E
42.00'
95.13'
9.86'
S 43°-05'-29" E
125.00'
SET IRON PIPES
EXISTING 30" V.C.P. SEWER
PROPOSED 4" V.C.P. LATERAL
PROPOSED 4" V.C.P. LATERAL
EXISTING 30" V.C.P. SEW
M.H.
N/F
MILDRED A. BARTEAU
N/F
MILDRED A. BARTEAU
N/F
MILDRED A.
4
5
33
35
34
6
7
100
101
102
103
104
105
106
107
100-107
Rotated to
~~RF~~ FIELD IP'S
6
33

2006 DEC -6 PM 3:12

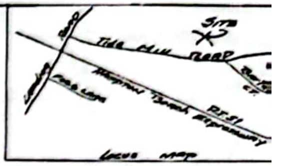
075358



Map 230 Lot 2A
N/F Christina L. Monroe
Map 218 Lot 9
N/F Town of Hampton
Exeter & Hampton Electric Co. Easement
Industrial I Zone
Residence A Zone
Map 231 Lot 17
N/F Theodore C. Vrettos
Map 231 Lot 6-1
Parcel #1
Map 231 Lot 6
Parcel #2
43,031± 0.99 Acres
Map 231 Lot 15
N/F Neal L. Carnaby
Wetland Delineation Line
Wetland Buffer Line
Sewer Easement
Map 231 Lot 2
N/F Michael R. Zuba & Jennifer Tedford-Zuba
Map 231 Lot 3
Map 231 Lot 5
N/F Terence G. & Mary M. Kirby
Map 231 Lot 6
Map 231 Lot 4
N/F Andrew M. Hay
Tide Mill Road
Map 230 Lot 27
N/F John W. & Mary M. Griffin
Map 230 Lot 29
N/F Ian W. Burgess
Laura R. Malessa

Note:

1. Reference subdivision of land for Michael J. & Ann J. Carnaby Hampton N.H. July 1988 Revised March & February 1989 By Parker Survey Assoc. Inc. Exeter & Seabrook, N.H. Plan No. RCRD D-19623.
2. Property survey based on a random traverse with a closure of greater than 1 in 10,000 and based on reference plan in note 1.
3. This property served by the Town of Hampton sanitary sewer & Aquarion Water Works Co.
4. Property shown on FIRM map 330132 panel 437 of 601 E zone X May 17 2005.
5. Wetland delineation by N.H. Soil Consultants by Jack Hayes Soil Scientist on Sept. 11, 2006. This same property delineated February 1989 by Parker Survey Assoc. Inc. & shown on plan No. RCRD. D-19623 with both delineations being approximately the same.
6. The Hampton Zoning Board of Adjustment case 97-06 granted the following variances on August 17, 2006 from article 4: 4.2 lot frontage, 4.3 lot width.
7. Proposed lot 6-1 parcel #1 contains 15,308± of buildable upland 75% of minimum lot area and an additional 5,000 of contiguous area of buildable land.
8. Property located in the RA zone with the following requirements 15,000± area, 125' frontage, 20' front setback, 10' rear setback, 15' side setback.



Site
Tide Mill Road
Hampton Beach Expressway
Rt. 51
Locus Map

Legend:

- □ S.B : Stone Bound
- • I.P : Iron Pipe or Iron Pin
- • D.H. : Drill Hole
- ▬ : Stone Wall
- Tax & Lot : Tax Map & Lot No.
- — — : Wetland Delineation
- — — — : Wetland Buffer Line
- —— - - : Setback Line
- ⌀ UP : Utility Pole
- ○ SMH. : Sewer Manhole

Approved by the Hampton
Planning Board on 12/1/06
Chairman

Owner of Record
Ann J. Carnaby
54 Tide Mill Road
Hampton, N.H. 03842
Tax Map 231 Lot 6
5.31 Acres 231,304±
Residence A Zone

No. 317
Ernest J. Cote

1	10-10-06	Rev Lot area Buildable area notes.
No	Date	Revision/Description

Subdivision Pla

For

Ann J. Carna

54 Tide Mill Ro

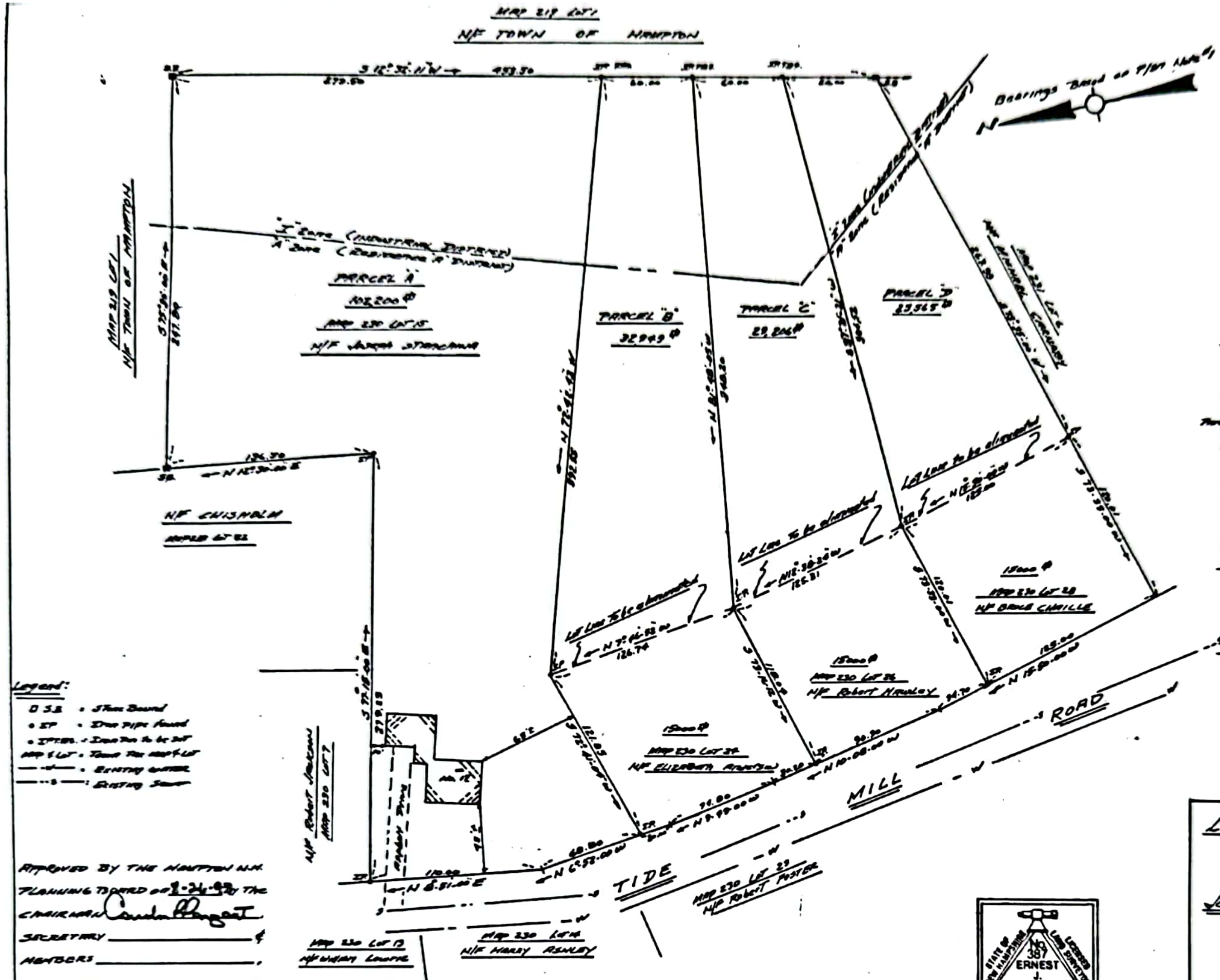
Hampton N.H

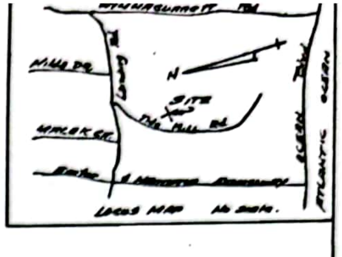
Scale: 1" = 50' September

Tax Map 231 Lot 6

E.J. Cote & Associates Inc.
Land Surveyors Tel 926-
36 Ann's Lane
Hampton, N.H. 03842

D-34335


Map 219 Lot 1
N/F Town of Hampton
S 12°32' N W 453.50
279.50
60.00
60.00
S.B.
I.P.
Map 219 Lot 1
N/F Town of Hampton
S 75°36'00" E 247.84
"I" Zone (Industrial District)
"A" Zone (Residence "A" District)
Parcel "A"
102,200 ft²
Map 230 Lot 15
N/F Joseph Stanchina
Parcel "B"
32,949 ft²
Parcel "C"
29,206 ft²
Parcel "D"
25,565 ft²
N 72°41'42" W 392.85
N 81°48'05" W 348.20
N/F Chisholm
Map 230 Lot 32
N 12°30'00" E 126.50
S 77°15'00" E 279.85
N/F Robert Jackson
Map 230 Lot 7
Lot Line to be eliminated
N 7°46'52" W 126.74
N 12°38'28" W 126.31
S 73°51'00" W 121.85
S 73°51'00" W 118.02
S 73°55'00" W 120.01
15000 ft²
Map 230 Lot 27
N/F Elizabeth Anderson
15000 ft²
Map 230 Lot 26
N/F Robert Hawley
15000 ft²
Map 230 Lot 28
N/F Bruce Chaille
N 8°51'00" E 110.90
N 6°53'00" W 68.80
N 9°49'00" W 94.80
N 10°08'00" W 90.90
N 15°20'00" W 125.00
Tide Mill Road
Map 230 Lot 23
N/F Robert Foster
Map 230 Lot 13
N/F William Lowrie
Map 230 Lot 14
N/F Harry Ashley
Bearings Based on Plan Note 1
N
Legend:
□ S.B. = Stone Bound
● I.P. = Iron Pipe Found
● I.P.T.B.S. = Iron Pin to be Set
Map & Lot = Town Tax Map & Lot
——w—— = Existing Water
——s—— = Existing Sewer


Winnacunnett Rd
Mill Pd
Landing Rd
Site
Tide Mill Rd
N
Exeter & Hampton Expressway
Ocean Blvd
Atlantic Ocean

Locus Map No Scale

— OWNER OF RECORD —

Joseph C. & Shirley D. Stanchina
12 Tide Mill Road, Hampton, N.H.
Deed Vol. 2310 Pg. 012
Containing 189,720 ft² - 4.36 Acres

— AREA SUMMARY —

Map 230 Lot 15 J. Stanchina
Existing Area 189,720 ft²
Parcel "A" Proposed Area 102,200 ft²

Map 230 Lot 27 E. Anderson
Existing Area 15000 ft²
Plus Parcel "B" 32949 ft²
Proposed Area 47949 ft²

Map 230 Lot 26 R. Hawley
Existing Area 15000 ft²
Plus Parcel "C" 29206 ft²
Proposed Area 44206 ft²

Map 230 Lot 28 B. Chaille
Existing Area 15000 ft²
Plus Parcel "D" 25565 ft²
Proposed Area 40565 ft²
See Note 4 for Proposal

APPROVED BY THE HAMPTON N.H.
PLANNING BOARD ON 8-24-97 BY THE
CHAIRMAN Conda Bangert
SECRETARY ______________ &
MEMBERS ______________.
______________. ______________.

Property located in RA (Residence A) and "I" (Industrial Districts.)

NOTE:

1. Perimeter Survey of Complete Parcel By R.B. Moores & Associates North Hampton, N.H. As Shown on Subdivision Plan of Land of Leonard Giampa Tide Mill Rd Hampton N.H. Approved July 1976 Plan RCR No. C-6092.
2. Parcels B C & D By E.J. Cote & Associates Inc. for Lot Line Revision Plan.
3. No new Building Lots are being proposed.
4. Parcel B, C & D To be Combined with Adjoining Lots as Shown.

STATE OF NEW HAMPSHIRE
No. 387
ERNEST J. COTE
LICENSED LAND SURVEYOR

21 July 1997

Revised 8-9-97 Added Residence "A" & Industrial District Zone Line. Also Parcel C-D Property Line Bearing direction.

LOT LINE REVISION PLAN
FOR
JOSEPH C. & SHIRLEY D. STANCHINA
TIDE MILL ROAD
HAMPTON, N.H.

Scale: 1" = 50'
July 21, 1997
0' 50' 100' 150' feet

E.J. COTE & ASSOCIATES INC.
LAND SURVEYORS Tel. 926-4878
36 Ann's Lane, Hampton, N.H. 03842

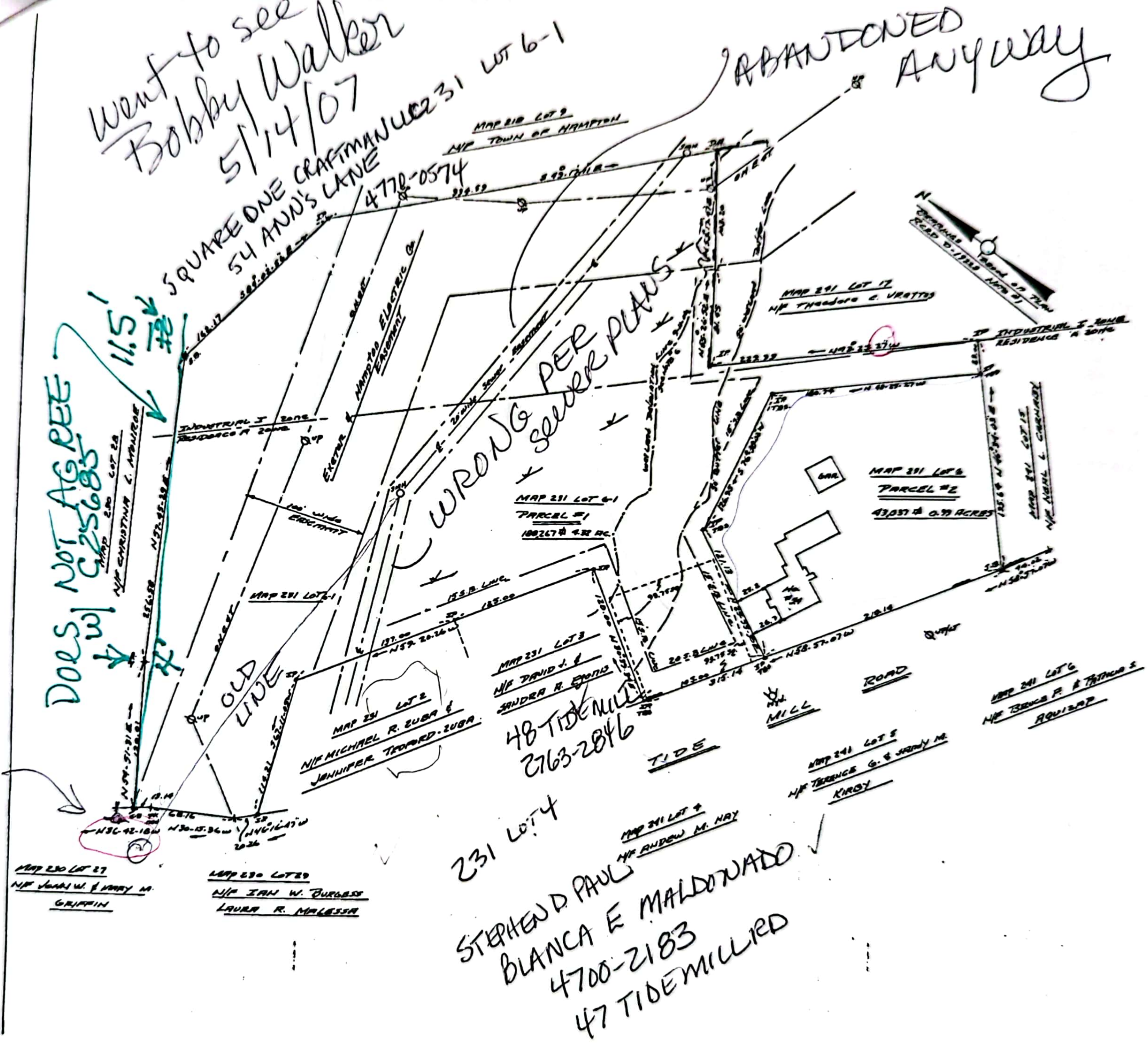
Plan No. 3-27-6763

C-25685

m Internet for on 6/2/2010

likely removed or filled

OLD MH Near Hydrant


MAP 218 LOT 9
N/F TOWN OF HAMPTON
MAP 230 LOT 2A
N/F CHRISTINA L. MONROE
INDUSTRIAL I ZONE
RESIDENCE A ZONE
EXETER & HAMPTON ELECTRIC Co EASEMENT
100' WIDE EASEMENT
MAP 231 LOT 6-1
PARCEL #1
MAP 231 LOT 6
PARCEL #2
43,037 ± 0.99 ACRES
GAR.
MAP 231 LOT 17
N/F Theodore C. VRATTOS
INDUSTRIAL I ZONE
RESIDENCE A ZONE
MAP 241 LOT 15
N/F NOAL L. CARNABY
MAP 231 LOT 2
N/F MICHAEL R. ZUBA &
JENNIFER TEDFORD-ZUBA
MAP 231 LOT 3
N/F DAVID J. &
SANDRA R. EJONIS
TIDE
MILL
ROAD
MAP 241 LOT 4
N/F ANDREW M. HAY
MAP 241 LOT 5
N/F TERENCE G. & JENNY M.
KIRBY
MAP 241 LOT 6
N/F BRUCE F. & PATRICIA S.
AQUIZAP
MAP 230 LOT 27
N/F JOHN W. & MARY M.
GRIFFIN
MAP 230 LOT 29
N/F IAN W. BURGESS
LAURA R. MALESSA
N36-42-18W
N30-15.36W
N59-51-31E
N57-45-39E
N49-22-37W
N58-57-07W
68.16
135.64
232.32
315.14

Went to see Bobby Walker 5/14/07

SQUARE ONE CRAFTMAN LLC 231 LOT 6-1
54 ANN'S LANE
4778-0574

ABANDONED ANYWAY

DOES NOT AGREE W/ C25685

11.5'

#2

4'

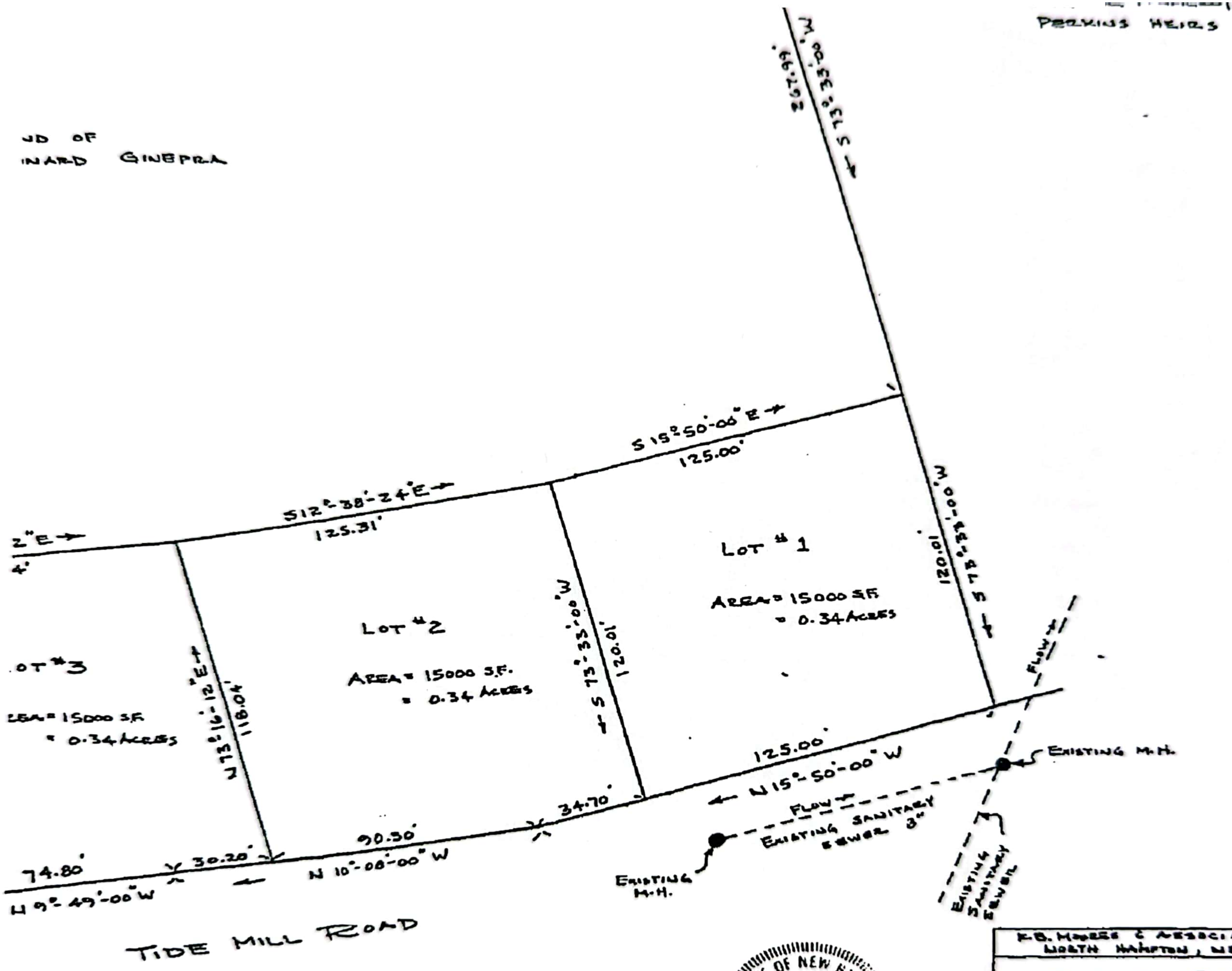
OLD LINE

WRONG PER SEWER PLANS

48 TIDEMILL
2763-2846

231 LOT 4

STEPHEN D PAUL
BLANCA E MALDONADO
4700-2183
47 TIDEMILL RD


PERKINS HEIRS
ND OF
INARD GINEPRA
S 73°-33'-00" W
267.99'
2"E →
4'
S12°-38'-24"E →
125.31'
S 15°-50'-00" E →
125.00'
LOT #1
AREA = 15000 S.F.
= 0.34 ACRES
120.01'
← S 73°-33'-00" W
LOT #2
AREA = 15000 S.F.
= 0.34 ACRES
← S 73°-33'-00" W
120.01'
OT #3
EA = 15000 S.F.
= 0.34 ACRES
N 73°-16'-12" E →
118.04'
74.80'
N 9°-49'-00" W
30.20'
←
N 10°-08'-00" W
90.30'
34.70'
125.00'
← N 15°-50'-00" W
FLOW →
EXISTING SANITARY SEWER 3"
EXISTING M.H.
EXISTING M.H.
EXISTING SANITARY SEWER
FLOW →
TIDE MILL ROAD

K.B. MOORES & ASSOCIATES
NORTH HAMPTON, NEW HAMPSHIRE

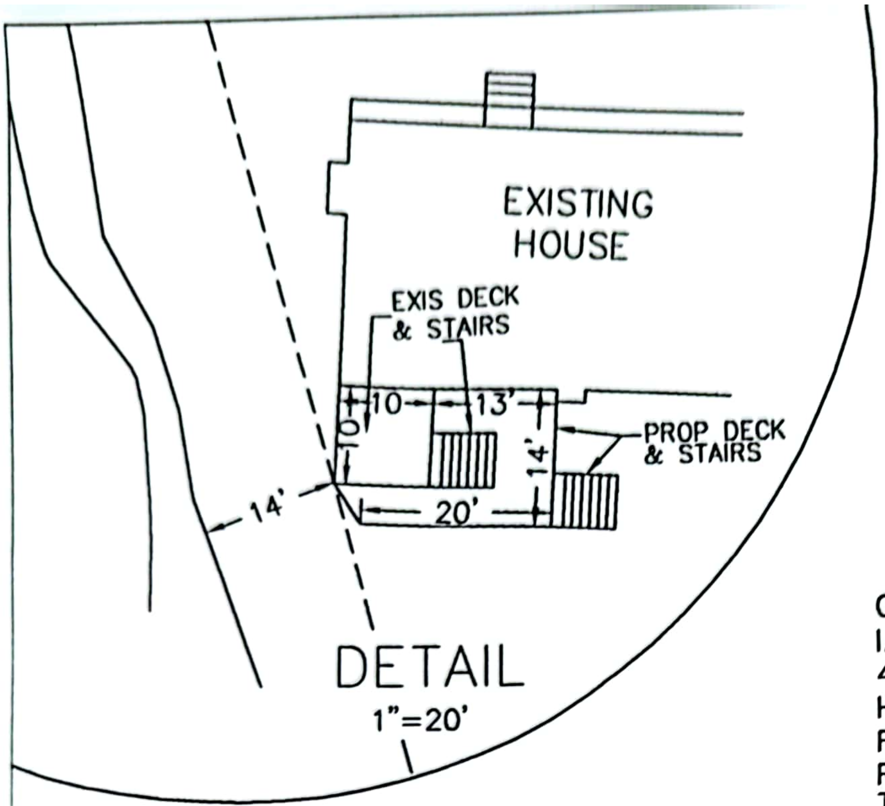
PROPOSED SUBDIVISION
OF LAND OF
LEONARD GINEPRA
ON
TIDE MILL ROAD
HAMPTON, NEW HAMPSHIRE

SCALE	BY	DATE	
1" = 40'	R.R.M.	4/13/74	

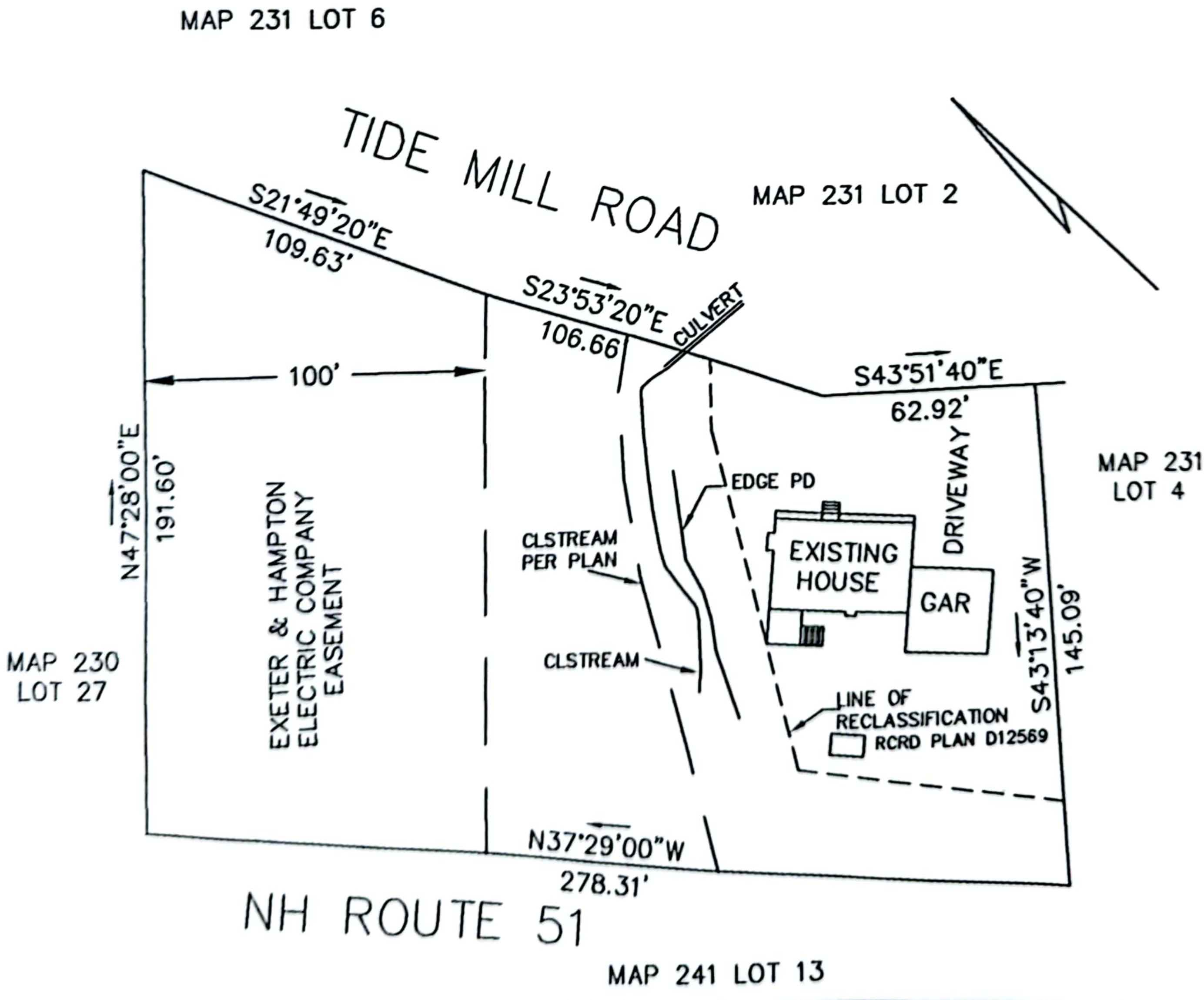
X

SPECIAL PERMIT APPLICATION PLAN 45 TIDE MILL ROAD HAMPTON, NH

SCALE: 1"=50'
APRIL 16, 2004


EXISTING HOUSE
EXIS DECK & STAIRS
10'
13'
10'
14'
PROP DECK & STAIRS
14'
20'
DETAIL
1"=20'

OWNERS OF RECORD:
IAN W.BURGESS & LAURA L. MALESSA
45 TIDE MILL ROAD
HAMPTON, NH 03842
RCRD 3288–2406
RCRD PLAN D12569
TAX MAP 230 LOT 29
ZONING CLASS: RA


MAP 231 LOT 6
TIDE MILL ROAD
MAP 231 LOT 2
S21°49'20"E
109.63'
S23°53'20"E
106.66
CULVERT
S43°51'40"E
62.92'
100'
N47°28'00"E
191.60'
MAP 230 LOT 27
EXETER & HAMPTON ELECTRIC COMPANY EASEMENT
EDGE PD
CLSTREAM PER PLAN
CLSTREAM
EXISTING HOUSE
GAR
DRIVEWAY
MAP 231 LOT 4
S43°13'40"W
145.09'
LINE OF RECLASSIFICATION
RCRD PLAN D12569
N37°29'00"W
278.31'
NH ROUTE 51
MAP 241 LOT 13